

***DRAFT MINUTES OF
FACILITIES PLANNING AND IMPLEMENTATION COMMITTEE***

Tuesday, October 12, 2004 5:00 p.m.
Warren Green Building, 2nd Floor Conference Room
10 Hotel Street, Warrenton, Virginia 20186

Present:

William G. Downey, Board of Supervisors
Richard Robison, Board of Supervisors
G. Robert Lee, County Administrator
Anthony I. Hooper, Deputy County Administrator
Kevin Burke, County Attorney's Office
Janice Bourne, Director, Finance
Bryan Tippie, Director, Budget Office
Butch Farley, Director, General Services
Wanda Mercer, Executive Assistant, General Services

Guests:

Gail Barb, Circuit Court
David A. Flohr, Sheriff's Office
Elizabeth Ledgerton, Treasurer
Larry Miller, Parks & Recreation
Sue Monaco, Procurement
Larry Setti, General Services
Maria Del Rosso, Library
Helen Zaleski, Circuit Court

Mr. William Downey called the meeting to order at 5:05p.m. on Tuesday, October 12, 2004.

Minutes of September 14, 2004 Meeting

There being no changes, the minutes were approved as published.

Project Review Update – Warren Green Closeout

Mr. Tony Hooper reported that the final payment request has been received and is being reviewed. There are punch list items left to complete and it is anticipated that funds will be withheld to complete these items and to deal with other concerns.

Culpeper Street Properties

Mr. Farley stated that the projects were completed and within budget. Relocations are finished. Mr. Downey and Mr. Robison congratulated Mr. Farley and his staff for keeping the project within budget and on time. The upstairs window should be resolved by the next meeting.

Project Review – Courthouse / Adult Detention Center

Ms. Kay Jackson, Project Manager with MBP, was introduced.

Ms. Jackson noted that the contractor received his notice to proceed on September 24, 2004 and the necessary building permits have been requested. She gave an update of the initial start up activity and the possible change orders to date.

Ms. Jackson will contact the architect inquiring if the security fencing will be an Architectural Review Board issue.

The contingency allowance amounts for the projects (item C005) are: \$15,000 for the Adult Detention Center (J) and \$10,000 for the Courthouse (C).

Mr. Downey noted that it is critical to make contact with the electric company now in order for the electric company's portion of the job to proceed smoothly. Ms. Jackson will report on the status of contact made with Dominion Power.

Project Review – John Barton Payne Building

Mrs. Maria Del Rosso reported that the Library Board has not had an opportunity to review the October 7, 2004 Life Safety and Accessibility Evaluation report from Moseley Architects. Discussion was tabled until comments from the Library Board are received.

Project Update – Marshall Community Center

Fauquier County owns the plans and specifications for the project.

Mr. Hooper reported there was a balance due to the designer. Mr. Downey would like to know if the designer's fee included construction administrative services after the design. It was determined that it was strictly for design services, not construction administrative services. Mr. Hooper will work with Procurement to combine and advertise the community center and the pool projects, possibly seeking alternative approaches in the bidding process.

The current County design contracts include "design to budget" information.

Discussion - Main Library's Desire to Solicit Bids for Feasibility Study for Structured Parking

Mr. Robison reported that after talking with constituents and Town officials, it is the overall desire that the main library remain in the Town; however, parking remains a major issue. The Library Board of Trustees is interested in researching further a proposed public-private venture with Walker Jones, et al for a 2 to 3 story parking garage with approximately 30 parking spaces per floor. This would keep the library situated in Warrenton for approximately 10 more years. (The parking lot and the library building are owned by the Town of Warrenton; Walker Jones parking lot and building are owned by Walker Jones.) A feasibility study is needed before

proceeding. The study would be funded entirely by the County, with 3-way funding being discussed once the study is completed and reviewed by all involved parties. The Library Board would like to review the possibility in relation to its long term plans. The FPIC will hold further discussion once the Library Board provides its recommendations.

Discussion – Parks and Recreation Adjustments to Center Sports Field Complex

Mr. Robison reported that various discussions have taken place with landowners regarding the property adjustment at the Fairgrounds. Although in the preliminary engineering process, a parcel has been offered to relocate the maintenance building, playing fields and parking. The Fair Board agreed to fund the redesign costs; additional construction costs were not discussed. Mr. Miller will report on additional costs as soon as they are known and whether or not the property will be a gift to the County. Mr. Robison anticipates a signed agreement soon.

Other

Mr. Miller noted that Angler Development has agreed to donate nearly \$500,000 in asphalt work at Monroe Park.

Next Meeting Date

The next meeting of the Facilities Planning and Implementation Committee will be Tuesday, November 16, 2004.

With no further business the meeting adjourned at 5:50 p.m.